GOVERNMENT OF ANDHRA PRADESH

A B S T R A CT

Municipal Administration & Urban Development Department – Change of Land Use from Agricultural land use to Residential use to an extent of 239.70 sq. mts. in R.S.No.483/2 at Abbireddivari Street, 21st Ward, Amalapuram as applied by Sri Nukala Srinivasa Rao – Draft Variation – Confirmed – Orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.Ms.No.224 Dated:09.07.2018.

Read the following:

1. From the DTCP, AP, Guntur, Lr.Roc.No.146/2017/R1, Dt:07.03.2017.
2. Repn. from Sri Nukala Srinivasa Rao, Amalapuram, Lr.Roc.No.146/ 2017/R1, dt:07.03.2017 of DTCP, AP, Guntur.
3. Govt. Memo No.512223/H1/2017, MA&UD (H1) Dept., Dt.24.04.2017.
4. Govt. Memo No.512223/H1/2017, MA&UD (H1) Dept., Dt.09.05.2017.
5. From the DT&CP, A.P., Lr.RoC No.146/2017/R1, Dt.24.05.2017.
6. Govt. Memo No.512223/H1/2017, MA&UD (H1) Dept., Dt.12.09.2017.
7. From the DT&CP, A.P, Guntur, Lr.Roc.No.146/2017/R, Dt.29.11.2017.
8. Government Memo No.11411/I2/2011, MA&UD (I2) Dept., Dated:30.06.2012
9. Govt. Memo No.512223/H1/2017, dt:13.12.2017.
10. A.P. Extraordinary Gazette No.827, Part-I, Dt.14.12.2017.
11. From the DT&CP., Lr.Roc.No.146/2017/R1, Dt.07.03.2018.
12. From the DT&CP., Lr.Roc.No.146/2017/R1, Dt.01.06.2018.

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ORDER:

The Draft variation to the land envisaged in Amalapuram General Town Planning Scheme, issued in reference 9th read above was published in Extra-ordinary Andhra Pradesh Gazette No.827, Part-I, dated:14.12.2017. The Director of Town & Country Planning, AP, Guntur in the reference 7th read above has submitted that, the Commissioner, Amalapuram Municipality has informed that the applicant has paid total an amount of Rs.920/- vide Document No.2858/2017, dated:23.08.2017, towards Development/Conversion Charges for the proposed change of land use.

2. The Director of Town & Country Planning, AP, Guntur in the reference 11th read above, has submitted that, the Commissioner, Amalapuram Municipality has informed that, they have published the draft variation appendix notification pertaining to change of land use in the Hans India (English version) on 25.01.2018 and in Sakshi (Telugu version), respectively on 23.01.2018 calling for objections/ suggestions from the general public. On publication of notification no complaints/ suggestions were received from the public within stipulate time in the matter. Hence, the draft variation is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette. i.e.,10.07.2018.

(**BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, AP, Guntur.
The Commissioner, Amalapuram Municipality, Amalapuram, E.G. District.

Copy to:
The individual through the Commissioner, Amalapuram Municipality, Amalapuram, E.G. District.
The District Collector, East Godavari District, Kakinada.
Sf

//FORWARDED :: BY :: ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

The following variation to the Amalapuram General Town Planning Scheme, the Master Plan sanctioned in G.O.Ms.No.465 MA., dated:30.10.2004 and proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site, in R.S.No.483/2, at Abbireddyvari Street, Ward No.21 of Amalapuram Town to an extent of 239.70 Sq.mts. and the boundaries of which are shown in the schedule hereunder and which is earmarked for Agricultural land use in the General Town Planning Scheme (Master plan) of Amalapuram sanctioned in G.O.Ms.No.465, MA., Dated 30.10.2004 is now designated for Residential use by variation of change of land use based on the Council Resolution No.1041/2016, dated:29.11.2016 as marked “A, B, C, D,” in the revised part proposed land use map G.T.P.No.13/2018/R (this revises GTP No.39/2017/R) available in the Municipal Office, Amalapuram town, **subject to the following conditions that;**

1. The Commissioner, Amalapuram Municipality shall take over site affected under Road widening from the applicant as shown in the GTP Map No.13/2018/R through a legally enforceable document.
2. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity at the site under reference.
3. The applicant shall pay an additional amount of Rs.1000/- towards technical scrutiny fee through challan.
4. The applicant shall furnish L.C.C. issued by the competent authority while obtaining development permission in the site under reference.
5. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
6. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
7. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
8. The change of land use shall not be used as the proof of any title of the land.
9. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
10. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Site in R.S.No.483/2 belongs to Sri S.Venkateswara Rao and others.

East : Existing 7.50 M wide canal road to be widened to 9.00 M

South : Site belongs to Sri TVVSNN Murthy.

West : Site in R.S.No.483/2 belongs to Sri Abbi Reddy Sitayya.

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER